

ZB# 75-23

Ronald Moses

54-1-28

MOSES, RONALD
(use variance)

#75-23

Public Hearing

8 p.m. - Sept. 8, 1975.

Hearing Notice to

Appear by Aug. 27th

(use variance)

CPD -

notified on _____

File w/ Town Clerk.

GENERAL RECEIPT

2555.

Town of New Windsor, N. Y.

Sept 10, 1925

Received of Ronald Moses \$ 25.00

Twenty-five and 00/100 Dollars

For application # 75-23

DISTRIBUTION

FUND	CODE	AMOUNT
<u>25.00</u>		
<u>Cash</u>		

BY Charlotte Marcantonio
Deputy
TITLE

Legal Notice
**PUBLIC NOTICE OF
 HEARING BEFORE
 THE ZONING BOARD
 OF APPEALS**
 PLEASE TAKE NOTICE that the
 Zoning Board of Appeals of the Town
 of New Windsor, New York, will hold
 a public hearing pursuant to Section
 48-33 A of the Zoning Ordinance on
 the following proposition:
 Appeal No. 22
 Request of RONALD MOSES for a
 Variance of the regulations of the
 Zoning Ordinance to permit change
 of use being a Variance, TABLE OF
 USE REGULATIONS, Column A,
 Section 4.2, for property owned by
 him situated as follows: located on
 Mt. Airy Road, Town of New Wind-
 sor, adjacent to Barton residence.
 SAID HEARING will take place on
 the 9th day of September, 1975, at the
 New Windsor Town Hall, 355 Union
 Avenue, New Windsor, N. Y., begin-
 ning at 8 o'clock P.M.
 By: THEODORE JARGSTORF,
 Chairman
 Patricia Delio, Secretary
 Aug. 29

State of New York

County of Orange, ss:

Olga Trachewsky

she

, being duly sworn deposes and
 says that he is Principal Clerk

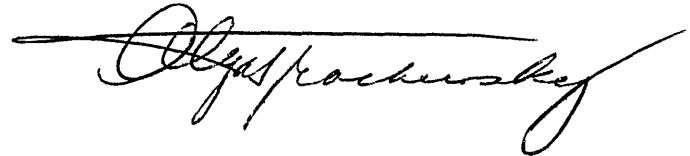
of Newburgh-
 Beacon News Co., Inc., Publisher of The Evening News,
 a daily newspaper published and of general circulation in
 the Counties of Orange and Dutchess, and that the notice
 of which the annexed is a true copy was published

One Time

in said newspaper, commencing on the 29th
 day of August A.D., 1975, and ending on
 the 29th day of August A.D., 1975

Subscribed and sworn to before me this

29th August 1975
 day of 1975



Robert J. Wark

Notary Public of the State of New York, County of Orange.

MY COMMISSION EXPIRES MARCH 30, 1976

TOWN OF NEW WINDSOR
ZONING BOARD OF APPEALS

APPLICATION FOR VARIANCE OR SPECIAL PERMIT

75-23
(Number)

8/25/75
(Date)

I. Applicant information:

- (a) RONALD MOSES, 2 Vanhorn Circle, Apt. 16, Beacon, N. Y.
(Name, address and phone of Applicant)
- (b) None
(Name, address and phone of purchaser or lessee)
- (c) None
(Name, address and phone of attorney)
- (d) Harold / Kahn Real Estate
(Name, address and phone of broker)

II. Application type:

- ☒ Use variance
- ☐ Area variance
- ☐ Sign variance
- ☐ Special permit

III. Property information:

- (a) R4-A Mt. Airy Sec. 54 1 28
(Zone) (Address) (M B L) (Lot size)
- (b) What other zones lie within 500 ft.? None
- (c) Is a pending sale or lease subject to ZBA approval of this application? No
- (d) When was property purchased by present owner? May 1975
- (e) Has property been subdivided previously? No When? _____
- (f) Has property been subject of variance or special permit previously? No When? _____
- (g) Has an order to stop violation been issued against the property by _____

APPLICATION FOR VARIANCE OR SPECIAL PERMIT

75-23
(Number)

8/25/75
(Date)

I. Applicant information:

- (a) RONALD MOSES, 2 Vanhorn Circle, Apt. 16, Beacon, N. Y.
(Name, address and phone of Applicant)
- (b) None
(Name, address and phone of purchaser or lessee)
- (c) None
(Name, address and phone of attorney)
- (d) Harold / Kahn Real Estate
(Name, address and phone of broker)

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(Zone) (Address) (M B L) (Lot size)
- (b) What other zones lie within 500 ft.? None
- (c) Is a pending sale or lease subject to ZBA approval of this application? No
- (d) When was property purchased by present owner? May 1975
- (e) Has property been subdivided previously? No When?
- (f) Has property been subject of variance or special permit previously? No When?
- (g) Has an order-to-remedy violation been issued against the property by the Zoning Inspector? Yes. If so, when July 25, 1975.
- (h) Is there any outside storage at the property now or is any proposed? Describe in detail. No

☐ IV. Use variance:

- (a) Use Variance requested from New Windsor Zoning Local Law, Section 4.2, Table of Use , Column A, to allow Regulations

property to be used for warehouse purposes. (Previously used
(Describe proposed use)
as a garage by Jim O'Dell.) Storage of small toys to be sold
to salesmen .

- (b) The legal standard for a "USE" variance is unnecessary hardship. Describe why you feel unnecessary hardship will result unless the use variance is granted. Also set forth any efforts you have made to alleviate the hardship other than this application.

The structure presently existing lends itself to the use to
which it is being used by Mr. Moses. When the purchaser bought
the property in May of 1975 he was not aware of the fact that
the use was then in violation of the Zoning Laws. (Business use
in a residential zone.)

☐ V. Area variance:

- (a) Area variance requested from New Windsor Zoning Local Law, Section , Table , Column

<u>Requirements</u>	<u>Proposed or Available</u>	<u>Variance Request</u>
Min. Lot Area		
Min. Lot Width		
Reqd. Front Yard		
Reqd. Side Yards	<u>/</u>	<u>/</u>
Reqd. Rear Yard		
Reqd. Street Frontage*		
Max. Bldg. Hgt.		
Min. Floor Area*		
Development Coverage* %	%	%
Floor Area Ratio**		

* Residential districts only

** Non-residential districts only

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(Describe proposed use)
as a garage by Jim O'Dell.) Storage of small toys to be sold
to salesmen .

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which it is being used by Mr. Moses. When the purchaser bought
the property in May of 1975 he was not aware of the fact that
the use was then in violation of the Zoning Laws. (Business use
in a residential zone.)



V. Area variance:

- (a) Area variance requested from New Windsor Zoning Local Law, Section _____, Table _____, Column _____

<u>Requirements</u>	<u>Proposed or Available</u>	<u>Variance Request</u>
Min. Lot Area _____	_____	_____
Min. Lot Width _____	_____	_____
Reqd. Front Yard _____	_____	_____
Reqd. Side Yards <u>/</u>	<u>/</u>	<u>/</u>
Reqd. Rear Yard _____	_____	_____
Reqd. Street Frontage* _____	_____	_____
Max. Bldg. Hgt. _____	_____	_____
Min. Floor Area* _____	_____	_____
Development Coverage* _____ %	_____ %	_____ %
Floor Area Ratio** _____	_____	_____

* Residential districts only

** Non-residential districts only

- (b) The legal standard for an "AREA" variance is practical difficulty. Describe why you feel practical difficulty will result unless the area variance is granted. Also set forth any efforts you have made to alleviate the difficulty other than this application.



VI. Sign Variance:

- (a) Variance requested from New Windsor Zoning Local Law, Section _____, Table _____, Column _____.

	<u>Requirements</u>	<u>Proposed or Available</u>	<u>Variance Request</u>
Sign 1	_____	_____	_____
Sign 2	_____	_____	_____
Sign 3	_____	_____	_____
Sign 4	_____	_____	_____
Sign 5	_____	_____	_____
<hr/>			
Total	_____sq.ft.	_____sq.ft.	_____sq.ft.

- (b) Describe in detail the sign(s) for which you seek a variance, and set forth your reasons for requiring extra or oversize signs.

- (c) What is total area in square feet of all signs on premises including signs on windows, face of building, and free-standing signs?



VI. Sign Variance:

(a) Variance requested from New Windsor Zoning Local Law, Section _____, Table _____, Column _____.

	<u>Requirements</u>	<u>Proposed or Available</u>	<u>Variance Request</u>
Sign 1	_____	_____	_____
Sign 2	_____	_____	_____
Sign 3	_____	_____	_____
Sign 4	_____	_____	_____
Sign 5	_____	_____	_____
<hr/>			
Total	_____ sq.ft.	_____ sq.ft.	_____ sq.ft.

(b) Describe in detail the sign(s) for which you seek a variance, and set forth your reasons for requiring extra or oversize signs.

(c) What is total area in square feet of all signs on premises including signs on windows, face of building, and free-standing signs?

☐ VII. Special Permit:

- (a) Special permit requested under New Windsor Zoning Local Law, Section _____, Table _____, Column _____.
- (b) Describe in detail the use and structures proposed for the special permit.

☐ VIII. Additional comments:

- (a) Describe any conditions or safeguards you offer to ensure that the quality of the zone and neighboring zones is maintained or upgraded and that the intent and spirit of the New Windsor Zoning Local Law is fostered. (Trees, landscaping, curbs, lighting, paving, fencing, screening, sign limitations, utilities, drainage.)

☒ IX. Attachments required:

- x Copy of letter of referral from Building and Zoning Inspector.
- N/a Copy of contract of sale, lease or franchise agreement.
- x Copy of tax map showing adjacent properties
- Copy(ies) of site plan or survey showing the size and location of the lot, the location of all buildings, facilities, utilities, access drives, parking areas, trees, landscaping, fencing, screening, signs, curbs, paving and streets within 200 ft. of the lot.
- Copy(ies) of sign(s) with dimensions.
- Two separate \$25.00 payable to Secretary for taking public hearing minutes
- x Checks in amount of \$ 25.00 payable to Town of New Windsor.

Photos of existing premises which show all present signs and landscaping.

- (b) Describe in detail the use and structures proposed for the special permit.



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All photos must be 8" x 10" or be mounted on 8 1/2" x 11" paper.

 Other

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Photos of existing premises which show all present signs and landscaping.

All photos must be 8" x 10" or be mounted on 8 1/2" x 11" paper.

☐ Other

The Undersigned Applicant, being duly sworn, deposes and states that the information, statements and representations contained in this application are true and accurate to the best of his knowledge or to the best of his information and belief. The applicant further understands and agrees that the Zoning Board of Appeals may take action to rescind any variance or permit granted if the conditions or situation presented herein are materially changed.

x Donald Moses
(Applicant)

Sworn to before me this
25th day of August, , 1975.

Patricia Delio
PATRICIA DELIO
Notary Public, State of New York
Appointed in Orange County
My Commission expires Mar. 30, 1976

XI. ZBA Action:

- (a) Public Hearing date 9/8/75
- (b) Variance is _____
- (c) Special Permit is _____
- (d) Conditions and safeguards _____
- _____
- _____
- _____
- _____

A FORMAL DECISION WILL FOLLOW WHICH WILL BE ADOPTED BY RESOLUTION OF ZONING BOARD OF APPEALS.

ZONING BOARD OF APPEALS : TOWN OF NEW WINDSOR

-----X
In the Matter of the Application of

RONALD MOSES

DECISION DENYING
A USE VARIANCE

for a Use Variance.

-----X
WHEREAS RONALD MOSES, 2 Van Horn Circle, Apt. 16, Beacon, New York, has made application for a variance from the provisions of the Zoning Local Law, Section 4.2 of the Table of Use Regulations, Column A, under application#75-23 of the New Windsor Zoning Board of Appeals for property located on Mt. Airy Road in the Town of New Windsor in an R4-A zone, which property is further identified as Tax Map #54, Block 1, Lot 28; and

WHEREAS an Order to Remedy Violation has been issued against the property by the Zoning Inspector on July 25, 1975; and

WHEREAS the purpose of the variance request is to obtain approval so that the premises which have the shape and configuration of a garage may be used for warehouse purposes; and

WHEREAS a public hearing on the application was held by the Zoning Board of Appeals at the Town Hall, New Windsor, New York on the 8th day of September, 1975 after due notice by publication in The Evening News and due notice to residents and businesses within 500 feet of the subject premises by certified mail; and

WHEREAS at said hearing the petitioner was represented by Robert Sholes of the Kahn Real Estate organization; and

WHEREAS at the public hearing a number of residents objected to the proposed use variance; and

WHEREAS the Fire Inspector of the Town of New Windsor has submitted a memorandum to the Zoning Board of Appeals recommending denial of the variance for fear that the proposed use would constitute a fire hazard, which memorandum is dated September 22, 1975; and

WHEREAS the Orange County Department of Planning has stated in its staff recommendation: "Although located in a residential zone, we see no reason to deny the request provided that the building is used for storage purposes and not a retail or business use"; and

WHEREAS the Zoning Board of Appeals makes the following findings of fact in this matter:

(1) The lot on which the proposed use is situated already contains a three-family apartment house and a trailer so that the proposed use would not be the sole use to which the property would be put.

(2) The use variance if granted would permit a number of different uses on the same parcel of land.

(3) The land is already being put to productive use and no evidence has been presented that a hardship will ensue unless this variance is granted.

WHEREAS the Zoning Board of Appeals makes the following determinations of law in this matter:

(1) The land in question can yield a reasonable return if used in accordance with purposes permitted by the Zoning Ordinance.

(2) The plight of the owner is not due to unique circumstances.

(3) The use sought to be authorized by the variance would alter the essential character of the locality which is residential in the immediate vicinity.

WHEREAS the Zoning Board of Appeals of the Town of New Windsor
voted on the 22nd day of September, 1975 to deny the applicant's request for
a variance by a vote of 5 nays and 1 aye.

NOW THEREFORE BE IT RESOLVED that the Zoning Board of Appeals
adopts this resolution denying the use variance sought; and

BE IT FURTHER RESOLVED that a copy of this decision be forwarded
to the applicant, Town Clerk and Town Planning Board.



THEODORE JARGSTORF, Chairman

Dated this 6th day of October, 1975.

555 Union Avenue
New Windsor, N. Y. 12550
October 7, 1975

Ronald Moses
2 Van Horn Circle
Apartment 16
Beacon, N. Y.

RE: APPLICATION FOR VARIANCE #75-23

Dear Mr. Moses:

Enclosed please find formal decision of the Zoning Board of Appeals
which denied your application for use variance.

Yours truly,

PATRICIA DELIO, Secretary

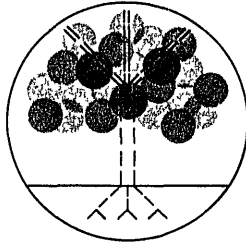
/pd

cc: Mr. Robert Sholes
Kahn Realtors

Enclosure

Department of Planning

Peter Garrison, A I P , Commissioner
Edwin J Garling, A I P , Deputy Commissioner



The County Building
Goshen, New York 10924
(914) 294-5151

County of Orange

Louis V Mills, County Executive

September 4, 1975

Mr. Theodore Jargstorf, Chairman
New Windsor Zoning Board of Appeals
% Mrs. Patricia Delio, Secretary
Town Hall
555 Union Avenue
New Windsor, New York 12550

Re: Variance - R. Moses
Mt. Airy Road
Our File No. NWT -24-M

Dear Mr. Jargstorf:

Our office has reviewed the above, submitted to us for our informal review. A copy of our staff report is enclosed for your perusal.

Very truly yours,

Peter Garrison
Commissioner of Planning

PG:mj
Enclosure

ORANGE COUNTY DEPARTMENT OF PLANNING

STAFF REPORT

MANDATORY REFERRAL PURSUANT TO
SECTIONS 239 l, m AND n, ARTICLE 12-B
GENERAL MUNICIPAL LAW OF THE STATE OF NEW YORK

Report No.: 1

File No: NWT 75-24-M

Date: September 4, 1975

Community: New Windsor

Community Project No. 75-23

Proposal and Its Location:

The applicant proposes to use an existing building, previously used as a private garage, for warehouse purposes. The building is located on Mt. Airy Road in a R-4A Suburban Residential district.

Date, Time and Place of Public Hearing:

September 8, 1975, New Windsor Town Hall

Description and Analysis:

The lot in question is improved with a single-family dwelling. The applicant's intent is to use a small private garage-like building, adjacent to the principal building, for the storage of small toys to be sold to salesmen. The present R-4A district prohibits this type of use although it permits storage and warehousing relative to commercial agriculture operations.

It would appear that the applicant's intention is to store toys and not operate a retail business out of the building, as would the use in NC or C districts.

Staff Recommendation:

Although located in a residential zone, we see no reason to deny the request provided that the building is used for storage purposes and not a retail or business use. Furthermore, should the applicant plan to erect a sign for identification purposes, your Board should be quite restrictive in that regard and limit the applicant to a sign similar to those accessory to permitted residences.

Reviewed by:
Joel Shaw
Senior Planner

555 Union Avenue
New Windsor, N.Y. 12550
September 25, 1975

Mr. Ronald Moses
2 Van Horn Circle
Apartment No. 16
Beacon, N. Y.

RE: APPLICATION FOR USE VARIANCE #75-23

Dear Mr. Moses:

This is to confirm that the above application for a use variance has been denied by the New Windsor Zoning Board of Appeals at their most recent meeting of September 22, 1975.

Very truly yours,

PATRICIA DELIO,
Secretary

/pd

cc: Mr. Robert Sholes
c/o Kahn Realtors
838 Broadway
Newburgh, N. Y. 12550

M E M O R A N D U M

TO: ZONING BOARD OF APPEALS
FROM: FIRE INSPECTOR
DATE: September 22, 1975
SUBJECT: GARAGE OWNED BY MR. RONALD MOSES

A walk through inspection of premises owned by Mr. Ronald Moses, and represented by Kahn Realty, adjacent to the residence of Mrs. H. A. Barton of Mt. Airy Road, was conducted by myself this morning with the following conditions being noted:


The interior of the building was extremely cluttered with disgarded boxes. No fire extinguishers were available. Passageway to exit door blocked. Exit door locked.

I believe your board should look into this matter very carefully. There is a definite exposure hazard present, in that of the residence of Mrs. Barton. Should a fire occur in the aforementioned premises, there is no doubt in my mind, the residence of Mrs. Barton would be in jeopardy should the wind be in the correct direction and the fire through the roof.

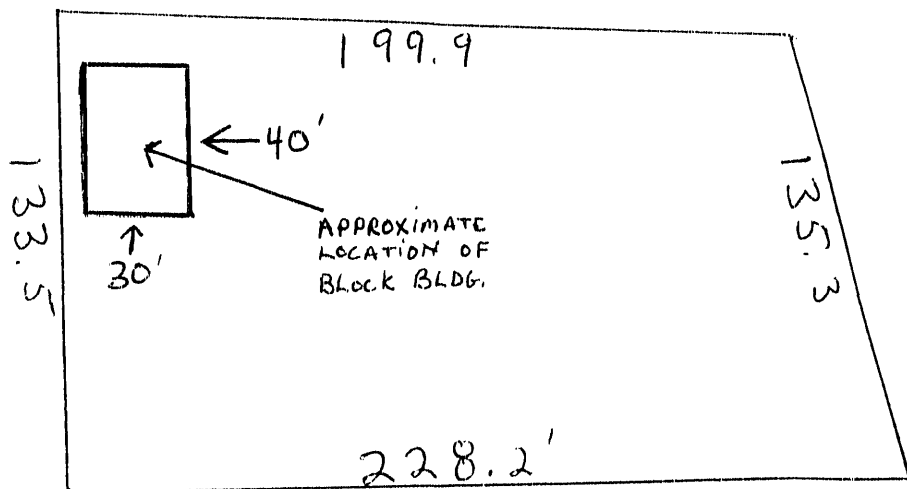
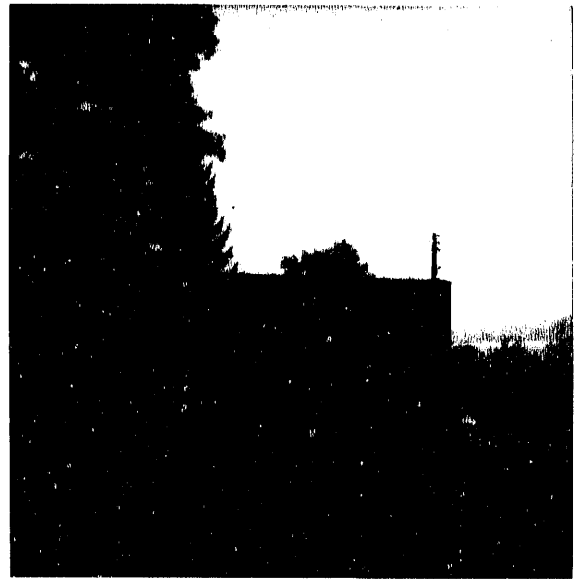
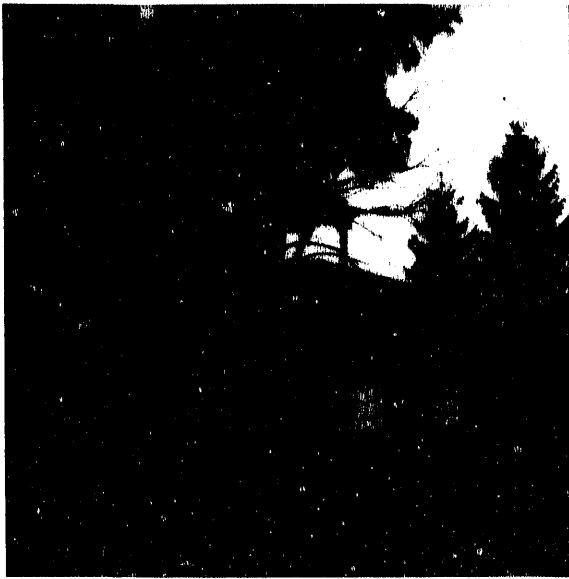
Your board must look into the matter on a zoning standpoint; I must look at the above mentioned by life safety and fire standpoint. Although I do not wish to run business from this town, a conflagration does concern me. I sincerely believe when erected, this building was not intended to house a warehouse but simply a place to store a car or other items found around a home.

Again I say, look into this matter very carefully and if you have any questions, please feel free to call on me.

Respectfully submitted,


ROBERT F. RODGERS,
Fire Inspector

RFR:pd



MT. AIRY RD.

1"=50'



Public Hearing 8:00 P.M.

Ronald Moses - Use of Garage as Warehouse

McClary Conner Mt Airy Rd. New Windsor

H. Barton Mt. Airy Rd. New Windsor

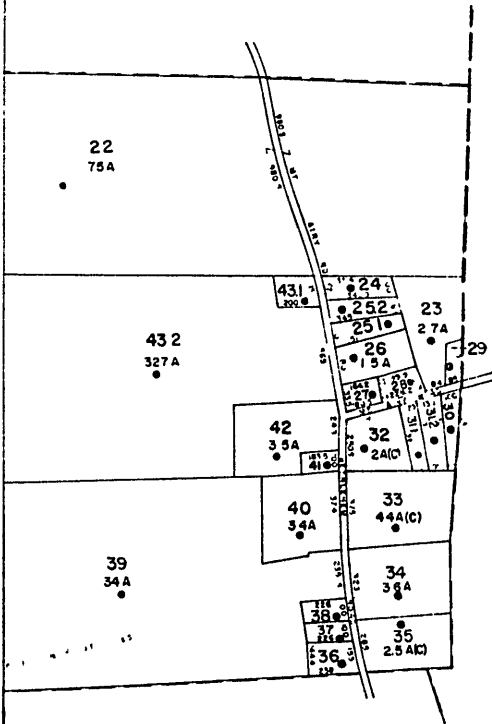
Clifford Mills RD 2 Mt. Airy, New Windsor

Ophe Carlstrom 106 Mercedes Ave. New Windsor, N.Y.

Frances Horner 91 Mercedes Ave. N. W. N.Y.

Opel McCordle RD #3 Bethlehem Road N.W. N.Y.

tabled



SECTION 65

Sec. 54 Block 1
Lot 28



OFFICE OF THE ASSESSOR

TOWN OF NEW WINDSOR

Chairman
Ellsworth E. Weyant
555 Union Avenue
New Windsor, New York 12550
(914) 565-8808

August 28, 1975

Mr. Bob Sholes
Harold Kahn Real Estate
838 Broadway
Newburgh, New York 12550

RD: Ronald Moses Property
Mt. Airy Road New Windsor

Dear Mr. Sholes:

According to my records, the attached list of property owners are within the five hundred (500) feet of the above mentioned property.

The charge for this service is \$15.00. Please remit same to the Town Clerk, Town of New Windsor.

Very truly yours,

E. E. Weyant (e.e.)

ELLSWORTH E. WEYANT
Sole Assessor
Town of New Windsor

EEW/pk
att.



OFFICE OF THE ASSESSOR

TOWN OF NEW WINDSOR

Chairman
Ellsworth E. Weyant
555 Union Avenue
New Windsor, New York 12550
(914) 565-8808

Baxter, Harold F. & Margaret
RD#2 Mt. Airy Road
New Windsor, New York 12550

Bothwell, James W. & Karen M.
RD#2 Mt. Airy Road
New Windsor, New York 12550

Groh, Peter
RD#2 Mt. Airy Road
New Windsor, New York 12550

Lucas, Victor C.
RD#2 Bethlehem Road
New Windsor, New York 12550

Lucas, Victor C.
C/O Victor J. Lucas
RD#2 Mt. Airy Road
New Windsor, New York 12550

Couser, John, Peter & Mary C.
Box 394
Cornwall, New York 12518

Barton, Helen
RD#2 Mt. Airy Road
New Windsor, New York 12550

Shuback, George S. & Anne
Box 476 Black Meadow Rd.
Chester, New York 10918

Decker, George J. & Barbara
RD#2 Mt. Airy Road
New Windsor, New York 12550

Hall, George & Barbara M.
RD#2 Mt. Airy Road
New Windsor, New York 12550

Earl, Edward & Donna
RD#2 Mt. Airy Road
New Windsor, New York 12550

Koppenhoefer, Cameron & Irmgard
9 Metropolitan Oval
Bronx, New York 10462

Templeton, Roderick & Gladys A.
1540 Oak Creek Dr. Apt. 212
Palo Alto, Calif. 94304

Craft, Charles W. & Carolyn L.
RD#2 Bethlehem Road
New Windsor, New York 12550

McCardle, Thomas E. & Opal M.
RD#2 Mt. Airy Road
New Windsor, New York 12550

Lacatena, Angelo & Josephine
RD#2 Mt. Airy Road
New Windsor, New York 12550

Petro, James R. & Margaret V.
RD#2 Mt. Airy Road
New Windsor, New York 12550

Tejeda, Manuel B. & Anita C.
RD#2 Mt. Airy Road
New Windsor, New York 12550

Fayo, Fred Sr. & Marion
RD#2 Mt. Airy Road
New Windsor, New York 12550

Milo, Clifford
RD#2 Mt. Airy Road
New Windsor, New York 12550



OFFICE OF THE ASSESSOR

TOWN OF NEW WINDSOR

Chairman
Ellsworth E Weyant
555 Union Avenue
New Windsor, New York 12550
(914) 565-8808

Est. of Anna Gillick
RD#2 Mt. Airy Road
New Windsor, New York 12550

Mt. Airy Trailer Park Inc.
Box 324 RD#1
Walden, New York 12586

Buck, Fred E. & Jacqueline
RD#2 Mt. Airy Road
New Windsor, New York 12550

Respectfully submitted,

E. E. Weyant (S.E.)

ELLSWORTH E. WEYANT
Sole Assessor
Town of New Windsor

TOWN OF NEW WINDSOR
555 Union Avenue
565-8808

DATE July 29, 1975

APPLICATION is hereby made for the following:

Agenda X Service _____
✓ 1. Name Ronald Moses (Bob Sholes.)
Address 2 Van Horn Circle Beacon Apt. 16.
Telephone number Bob - 562-4800
Are you the owner of the property? yes.

✓ 2. Briefly, describe intention (or attach) and location of property:
Garage being used as Warehouse. (was used previously by
Order to Remedy Building Jim O'Dell for repair
garage - construction equip.)

3. PLANNING BOARD

Permit Issued.

Site Plan Preliminary Meeting

Subdivision Preliminary Meeting

Informational Meeting

AGENDA DATE

4. ZONING BOARD OF APPEALS

Interpretation of Ordinance or Map

✓ Indefinite ✓ Variance (Notify P/B - plans if necessary)

Sept. 8th Public Hearing - Informational meeting

8 p.m. AGENDA DATE

8/11/75 - 7:30 - Prelim. meeting

5. BUILDING PERMIT

Planning Board action needed

Z.B.A. action needed

Site plan needed

Subdivision approval needed

Water, Sewer and Highway action needed

ACTION TAKEN:

✓ I do hereby affirm that all fees, permits and charges
applicable under the laws and ordinances of the State of New
York and the Town of New Windsor will be paid and that any
expenses for advertising of Public Hearing or meetings will

Agenda X Service _____

1. Name Ronald Moses (Bob Sholes.)

Address 2 Van Horn Circle Beacon Apt. 16.

Telephone number Bob - 562-4800

Are you the owner of the property? yes.

2. Briefly describe intention (or attach) and location of property:

Garage being used as Warehouse. (Was used previously by Jim O'Dell for repair garage - construction equip.)
Order to Remedy Building Permit issued.

3. PLANNING BOARD

Site Plan Preliminary Meeting

Subdivision Preliminary Meeting

Informational Meeting

AGENDA DATE

4. ZONING BOARD OF APPEALS

Interpretation of Ordinance or Map

Variance (Notify P/B -plans if necessary)

Informational meeting

AGENDA DATE

5. BUILDING PERMIT

Planning Board action needed

Z.B.A. action needed

Site plan needed

Subdivision approval needed

Water, Sewer and Highway action needed

ACTION TAKEN:

I do hereby affirm that all fees, permits and charges applicable under the laws and ordinances of the State of New York and the Town of New Windsor will be paid and that any expenses for advertising of Public Hearing or meetings will be paid. Also any legal or engineering fees for review of this project.

Signed: _____

(APPLICANT)

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Building Department
(CITY, TOWN OR VILLAGE) OF NEW WINDSOR JUST UNION Av
(Address and Telephone Number)
County of: ORANGE

Order to Remedy Violation

Location MT AIRY ROAD
Map No. Section: 54 Block: 1 Lot: 25

Date JULY 25 1975

TO RONALD MOSES
(owner or authorized agent of owner)

2 VANHORN CIRCLE APT 16 BEACON NY
(address of owner or authorized agent of owner)

Complaint
Mrs Barton

PLEASE TAKE NOTICE there exists a violation of:

The State Building Construction Code
Zoning Ordinances
Other Applicable Laws, Ordinances or Regulations

*Messa to go to 2 BA on
Aug 11 for beam
& request use variance*

at premises hereinafter described in that OPERATING WAREHOUSE IN A
(state character of violation)
RESIDENTIAL DISTRICT (R4A) IS NOT PERMITTED.

in violation of 4.2 ZONING LOCAL LAW
(state section or paragraph of applicable law, ordinance or regulation)

YOU ARE THEREFORE DIRECTED AND ORDERED to comply with the law and to
remedy the conditions above mentioned forthwith on or before the 6th day of
AUGUST 1975

Failure to remedy the conditions aforesaid and to comply with the applicable provisions of law may constitute an offense punishable by fine or imprisonment or both.

Howard R. Calcutt
Superintendent of Buildings